

A Regular Meeting of the Planning Board of the Town of Lancaster, Erie County, New York was held at the Lancaster Town Hall, 21 Central Avenue, Lancaster, New York, on the fifth day of January 2005, at 7:30P.M, and there were present:

PRESENT: Stanley J. Keysa, Chairman
John P. Gober, Member
Lawrence Korzeniewski, Member
Michael Myszka, Member
Steven Socha, Member
Melvin Szymanski, Member

EXCUSED: Rebecca Anderson, Member

ALSO PRESENT:

Town Board Members: Donna G. Stempniak

Other Elected Officials: None

Town Staff: Robert Labenski, Town Engineer
Jeffrey Simme, Building & Zoning Inspector
John Dudziak, Deputy Town Attorney
Mary Nowak, Recording Secretary

January 5, 2005

Planning Board Members: Stanley J. Keysa, Chairman
Rebecca Anderson
John P. Gober
Lawrence Korzeniewski
Michael Myszka
Steven Socha
Melvin Szymanski

Town Board Members: Robert H. Giza
Daniel Amatura
Mark A. Montour
Ronald Ruffino, Sr.
Donna G. Stempniak

Town Engineer: Robert Labenski

Highway Superintendent: Richard L. Reese, Jr.

Deputy Town Attorney: John M. Dudziak

Building & Zoning Inspector: Jeffrey H. Simme

Gentlemen/Ladies:

Enclosed is a draft copy of the minutes of a meeting of the Planning Board of Lancaster which was held January 5, 2005. Please review it for errors and completeness. These minutes will not become final until approved at a subsequent Planning Board meeting, and may be amended before approval.

Sincerely yours,

Stanley J. Keysa,
Planning Board Chairman

SJK:mn

Meeting called to order by Chair Keysa at 7:35 PM. Motion was made by Lawrence Korzeniewski to approve the minutes from the December 15, 2004 Planning Board Meeting subject to any changes after circulation of Com. 1-5-05 to Planning Board Members. Motion seconded by Michael Myszka and duly carried by a vote of 5 ayes with Chair Keysa abstaining from the vote.

Administrative: Chair Keysa told the Planning Board that he has been re-appointed as Chairman of the Planning Board for 2005. Member Szymanski was also re-appointed to the Planning Board for a 7-year term.

ACTION ITEMS -

SITE PLAN REVIEW - AJ=S AUTO WRECKING, 955 RANSOM ROAD. PROPOSED 45' X 60' ADDITION TO THE EXISTING BUILDING. CONTACT PERSON: ANTHONY RENKAS.

Anthony Renkas, owner presented to the Planning Board the site plan for the proposed 45' x 60' addition to the existing building at 955 Ransom Road. The addition will be used for housing vehicles when fluids are being drained before being salvaged. This process must be done on a concrete floor. Chair Keysa referred to Com.12-01-13 from Crew Chief Terrence McCracken indicating that no landscape plan was provided. After a brief discussion, the Planning Board decided to forego the landscaping requirement, but did request that the owner clean up the area between the existing fence and the road.

DETERMINATION

Based on the information presented to the Planning Board, Steven Socha moved to recommend approval of the site plan to the Town Board. Motion seconded by John Gober and unanimously carried.

OTHER MATTERS -

Councilmember Donna Stempniak told the Planning Board that she had received a communication from the Town Attorney regarding the property on Wehrle Drive owned by Andrusz and Schmid. The owners have made a proposal to the Town that this property be used for townhouses or patio homes. The Town will most likely be accepting this proposal, and the plans for this project will be coming to the Planning Board some time in the future.

At 8:00PM Rebecca Anderson made a motion to adjourn the meeting. Motion was seconded by Melvin Szymanski and unanimously carried.